

2008 Working Budget

Report Date :

Revision of: 24-Oct-08

BUDGET SUMMARY

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.	TOTAL
OPERATING INCOME													
Assessment	608	608	608	608	608	608	608	608	608	608	608	608	7,300
Operating Reserve Interest Income	0	2	4	5	3	3	3	2	1	1	0	1	26
Contingency Reserve Int Income	2	2	2	2	2	2	2	2	2	2	2	2	27
Late Charges													
TOTAL INCOME	611	613	614	615	614	614	613	613	612	612	611	612	7,353
LESS: Capital Reserves	146	146	146	146	146	146	146	146	146	146	146	146	1,752
ADJUSTED NET INCOME	465	467	468	469	468	468	467	467	466	466	465	466	5,601
OPERATING EXPENSES													
FIXED EXPENSE:													
Insurance Premium	125	0		125	0	0	125	0	0	125	0	0	500
MAINTENANCE EXPENSES:													
Maintenance-Service	0		0			0			0			0	0
Maintenanc-Grounds	0	0	0	0	0	0	0	0	0	0	0	0	0
Maintenance-Snow Removal	0			0	0	0	0	0	0	0	0	0	0
Maintenance-Trash	0	0	0	0	0	0	0	0	0	0	0	0	0
Maintenance-Paint Buildings	0	0	0	0	0	0	0	0	0	0	0	0	0
Sub-Total--Maintenance:	50	50	50	580	580	580	580	580	580	580	50	50	4,310
UTILITIES EXPENSES:													
Utilities-Electric	50	50	50	50	50	50	50	50	50	50	50	50	600
Utilities-Sewer	0	0	0	0	0	0	0	0	0	0	0	0	0
Utilities-Water/Fountain	0			0	55	55	55	55	55	55	0	0	330
Sub-Total--Utilities:	50	50	50	50	105	105	105	105	105	105	50	50	930
OP/GEN & ADMIN EXPENSES:													
Management Fee	0	0	0	0	0	0	0	0	0	0	0	0	0
Capital Reserve Contribution	10	10	10	10	10	10	10	10	10	10	10	10	120
Contingency Contribution	10	10	10	10	10	10	10	10	10	10	10	10	120
General Expenses	30	30	30	30	30	30	30	30	30	30	35	35	370
Professional Fees	150	0	0	350	0	0	0	150	0	0	0	100	750
Taxes-Other	50	0	0	50	0	0	0	50	0	0	0	50	200
Sub-Total--Op/G&A	250	50	50	450	50	50	50	250	50	50	55	205	1,560
TOTAL OP. EXPENSES:	475	150	150	1,205	735	735	860	935	735	860	155	305	7,300
NET OPERATING INCOME:	136	463	464	(590)	(121)	(121)	(247)	(322)	(123)	(248)	456	307	53
OPERATING BALANCE:	969	1,432	1,896	1,306	1,185	1,064	817	495	372	123	579	886	886
CAPITAL RESERVES													
Capital Reserve Contribution	10	10	10	10	10	10	10	10	10	10	10	10	120
Cap Reserve Int. Income	2	2	2	2	2	2	2	2	2	2	2	2	27
Capital Reserves Expenditures	0	0	0	0	0	0	0	0	0	0	0	0	0
CAPITAL RESERVES BALANCE:	846	858	870	883	895	907	919	932	944	956	969	981	981
CONTINGENCY RESERVES													
Capital Reserve Contribution	10	10	10	10	10	10	10	10	10	10	10	10	120
Cap Reserve Int. Income	2	2	2	2	2	2	2	2	2	2	2	2	27
Capital Reserves Expenditures	0	0	0	0	0	0	0	0	0	0	0	0	0
CAPITAL RESERVES BALANCE:	12	24	36	49	61	73	85	98	110	122	135	147	147

OPENING CASH BALANCES
 OPERATING: \$833
 CONTINGENCY: \$833
 CAPITAL: \$834

BEGINNING TOTAL RESERVES PER UNIT : \$2,500.00
 ENDING TOTAL RESERVES PER UNIT : \$142.42
 AVERAGE NUMBER OF UNITS : 20
 RESERVE INCREASE PER UNIT THIS YEAR : N/A
 AVG. MONTHLY UNIT FEE : \$30.42

ENDING CASH BALANCES
 OPERATING: \$886
 CONTINGENCY: \$981
 CAPITAL: \$981

AVG. YEARLY UNIT FEE : \$365.00

FIXED EXPENSES

ACCOUNT : Insurance

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.	TOTAL
Insurance													0
MONTHLY TOTAL	0	0	0	0	0	0	0	0	0	0	0	0	0

OPERATING EXPENSES

Account: Maintenance-Service

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.	TOTAL
Miscellaneous	0	0	0	0	0	0	0	0	0	0	0	0	0
MONTHLY TOTAL	0	0	0	0	0	0	0	0	0	0	0	0	0

**Account: Maintenance-Grounds
TURF**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.	TOTAL
Weekly Mowings @ \$_____ each March - November				0	0	0	0	0	0	0	0		0
16 Weeding @ \$_____ each 2/mo--April - November				0	0	0	0	0	0	0	0		0
8 Border Edgings @ \$_____ each 1/mo--April - November				0	0	0	0	0	0	0	0		0
4 Turf pre-emergence fertilizer apps @ \$_____ each Apr/Jun/Sep/Nov				0		0			0				0
2 Turf Broadleaf Herbicide Applications 'Spring/Fall					0				0				0
Crabgrass Control 1/year				0									0
Post-emergent Nut Sedge @ \$_____ When plant becomes visible					0								0
3 Turf insecticide applications: 1 in Spring, two more before residual expires If Dry Chemical Application: \$____ea If Wet Chemical Application: \$____ea				0	0	0							0
2 Turf Disease Control Applications @ \$_____ per application Full season coverage wanted					0		0						0
Renovate/Slice/Overseed Cost per 100 Sq Ft: \$_____													0
One Turf Airification in September									0				0

TREES/SHRUBS												
2 Shrub Prunings @ \$_____ each Spring/Fall	0									0		0
Tree & Shrub Feeding with PH adjustment Cost per every 10 plants up to 4" dia.												0
5 tree & shrub insecticide applications @ \$_____ per application Applied between March and August	0	0	0	0	0	0						0
One bed edging by April 15th Edge all beds with mechanical means	0											0
3 chemical weed control applications with leaf removal & bed clean-up @ \$_____ per application Mar/Apr--May/June--Sep/Oct	0		0							0		0
NO Mulch to be applied Labor to do mulching												0
Mulch: __0__ cu yds @ \$__0__ cu yd												0
Fall leaf pick-up												0
MISCELLANEOUS												
Tree replacement												0
Shrub replacement												0
Plant flowers												0
Remove dead tree/shrub												0
PROJECTED BUDGET NUMBERS	50	50	50	575	575	575	575	575	575	575	575	5,325
MONTHLY TOTAL	50	50	50	550	550	550	550	550	550	500	500	4,950

